



2 Bedroom  
Barn Conversion  
in Bagpath,  
near Tetbury

£1,500 Per Month

The Byre  
Barnhill Court Farm  
Bagpath  
Tetbury  
GL8 8YQ



Victoria Allman  
lettings



- Newly refurbished character barn conversion
- Beautiful rural setting looking over the Ozleworth valley
- Stunning new fitted kitchen and bathroom
- Two double bedrooms
- Off-street parking for two cars
- Council Tax Band E (Cotswold)
- EPC Rating C
- Available January 2026
- Not suitable for pets



## SUMMARY

The Byre is a beautifully renovated two bedroom barn conversion tucked away in the grounds of a farm complex in between the hamlets of Bagpath and Kingscote.

With stunning views over the Ozleworth valley, this is an ideal bolthole to enjoy the Cotswold countryside, as well as the surrounding towns and villages of Gloucestershire.

Available from January 2026 on a long let. Sorry, not suitable for pets.

## DESCRIPTION

The Byre has been beautifully converted and finished to a high standard throughout, providing a characterful yet practical home. The entrance hall leads to a stunning kitchen/diner which has new shaker-style fitted units and integrated appliances. There is a fantastic bathroom with a separate bath and walk-in shower, as well as ample storage cupboards. The corridor leads on to a living room and two double bedrooms, each newly decorated and incorporating exposed brickwork. The second bedroom has a beautiful ensuite complete with shower. An airing cupboard off the hallway provides useful storage.

Externally there is ample off-street parking for two cars.

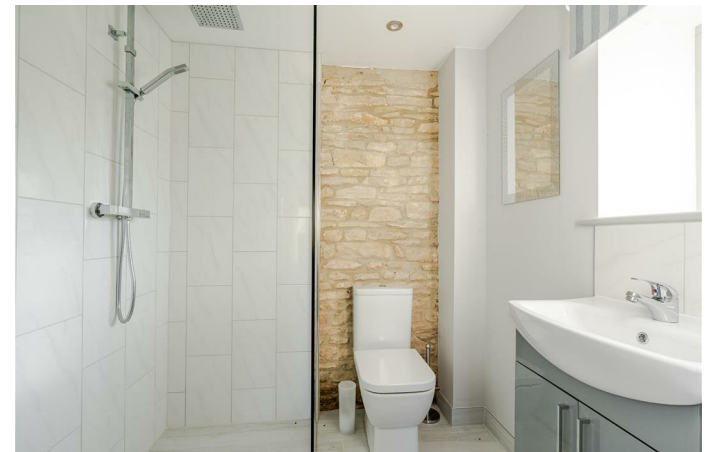
## SITUATION

Bagpath is a small hamlet close to the popular market towns of Tetbury (4 miles), Wotton-under-Edge and Nailsworth (both 4.5 miles). Surrounded by the rolling countryside, ancient woodland and historic sites of the Ozleworth valley, Bagpath offers peaceful rural beauty and easy access to local and regional attractions. The nearby Hunters Hall Inn in Kingscote is a traditional pub providing good food and a cozy atmosphere, popular among locals and visitors alike.

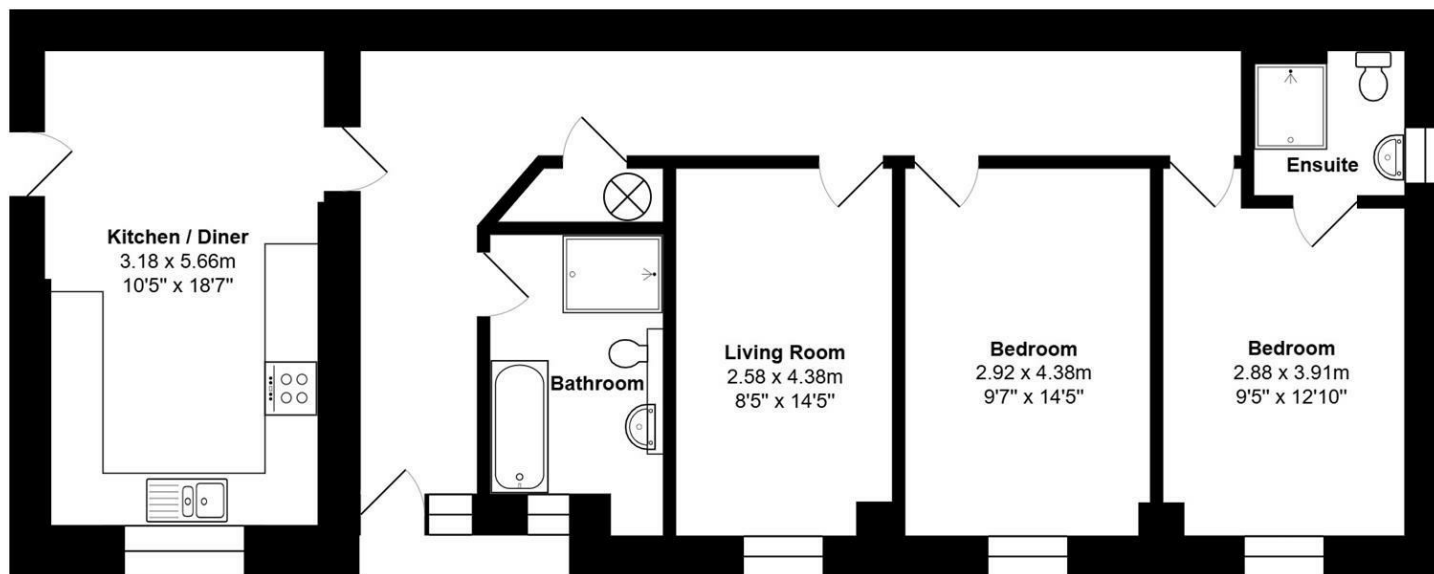
The nearby towns of Tetbury, Wotton-under-Edge and Nailsworth offer a broad range of shops and amenities for everyday needs as well as a number of quality boutiques, excellent hotels, restaurants and cafes. There are also a number of well-regarded schools catering for all ages.

The property is conveniently located for both the M5 (8 miles) and M4 (14 miles) motorways, and is within easy reach of Cirencester, Cheltenham, Bath, Bristol and Swindon. Close by is the beautiful Forest Commission run Westonbirt Arboretum, National Trust owned Newark Park, as well as King Charles' Highgrove Estate. There is good access to nearby Kemble and Stroud railway stations which provide regular fast services to London and other regional centres.







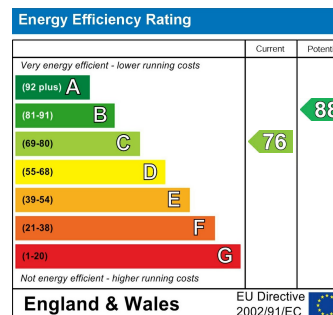


Total Area: 91.5 m<sup>2</sup> ... 985 ft<sup>2</sup>

All measurements are approximate and for display purposes only

## REQUIRED INFORMATION

We understand the property has mains electricity, water, drainage and oil fired central heating. Ultrafast broadband is available in this area; mobile coverage is classed as good outdoors and variable in-home – please check the Ofcom website for more information. We are not aware of any issues of potential impact including building safety, planning permission or proposed developments, flood risk, and other restrictions.



## DIRECTIONS

From the traffic light junction of the A46 and A4135, head west in the direction of Kingscote and Dursley. After one and a half miles, turn left just before the Hunters Hall Inn. Continue down the lane for around one mile, then take the first right. Barnhill Court Farm is on the right hand side. Take the second right, continue up the drive and The Byre is on the right.

Postcode: GL8 8YQ

What3Words:

///shots.worldwide.roadblock

## CONTACT

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